

SANTÉE

PROPOSED PRIVATE COMMON DRIVEWAY

SITE

125

FANITA DR.

BROCKTON ST.

HACIENDA DR.

CUYAMACA ST.

NAVAJO RD.

FLETCHER

ALDWYCH DR.

8

PKWY.

67

HILLS

EL CAJON

N

VICINITY MAP

NO SCALE

THOMAS BRO MAP NO. 1253, C3

- GROSS AREA = 1.65 AC
- NET AREA = 1.59 AC
- ZONE = RS-14-H
- REQUIRED PARKING SPACES = 4 PER PARCEL, OF WHICH AT LEAST 2 MUST BE WITHIN A COVERED GARAGE.

PARCELS 1 AND 2 ARE SUBJECT TO DEVELOPMENT STANDARDS AND USE RESTRICTIONS OF THE RS-14-H ZONE AND THE HILLSIDE OVERLAY ZONE.

A 5' EASEMENT FOR INGRESS AND EGRESS AND UTILITY PURPOSES PER DOC. #1997-0097312

B 20' EASEMENT FOR INGRESS AND EGRESS AND UTILITY PURPOSES PER DOC. #2014-0008654

C 10' EASEMENT FOR PRIVATE ROAD PURPOSES PER DOC. #1995-0462263 RECORDED OCTOBER 12, 1995.

D PRIVATE ACCESS AND UTILITY EASEMENT PER DOC. #2015-0322826 RECORDED JUNE 22, 2015.


 JAVIER CORREA, TRUSTEE
 CORREA TRUST DATED NOVEMBER 2, 2006
 1196 BROCKTON ST.
 EL CAJON, CA 92020
 (619) 504-2494

12/16/15
DATE

TOP OF DRIVEWAY ELEVATION = 773
 BOTTOM OF DRIVEWAY ELEVATION = 733
 ELEVATION DIFFERENCE (773-733) FEET = 40 FEET
 LENGTH OF DRIVEWAY = 403 FEET
 AVERAGE SLOPE = $\frac{40 \text{ FEET}}{403 \text{ FEET}} = 9.9\%$ AVERAGE $\leq 10\%$

Profile view of the proposed driveway. The vertical axis shows elevations from 720 to 780 feet. The horizontal axis represents the driveway length. The profile starts at an elevation of approximately 775 feet on the left and slopes downward to approximately 725 feet on the right. The grades along the profile are 5%, 11%, 13%, 10%, 15%, 9.9% AVERAGE, 10%, and 5%. A label 'PROPOSED PRIVATE DRIVEWAY' points to the profile line.

SCALE:
H: 1"=40'
V: 1"=40'



12/16/15
 LAWRENCE W. WALSH RCE 46316 DATE



Walsh Engineering & Surveying, Inc.
 607 Aldwych Road, El Cajon, CA 92020
 (619) 588-6747 (619) 792-1232 Fax

REGISTERED PROFESSIONAL ENGINEER
LAWRENCE W. WALSH
46316
CIVIL
STATE OF CALIFORNIA

					CITY OF EL CAJON		1 SHEET
EXHIBIT	P.C.	DATE	C.C.	DATE	SPECIFIC PLAN NO. 527		
					PLANNING COMMISSION		
					DATE		
					CITY COUNCIL		
					DATE		